

THE ZONING BOARD OF REVIEW

Monday, February 28, 2005

7:00 P.M. @ Block Island School

AGENDA

The Town of New Shoreham Zoning Board of Review will be in session for its regular meeting on Monday, February 28, 2005 at 7:00 P.M. at the Block Island School.

THE AGENDA IS SUBJECT TO CHANGE BY THE CHAIRMAN OR UPON MOTION OF ANY MEMBER

Applications:

- 1. Breakers RI, LLC. Plat 4, Lot 64-1. Application by Robert and Mindy Ignarri for a Variance from Section 306(C) for relief from spatial standards for construction of a shed.**
- 2. Law, Ann. Plat 6, Lot 140. Application by Tamara Stevens for a Variance from Section 502 for relief from parking requirements for the Blue Dory Tea Room.**
- 3. Estate of Marjorie McGinnes. Plat 5, Lot 9. Application by Over Easy Inc. d/b/a G.R. Sharky's for a Variance from Section 502(A) regarding off street parking.**
- 4. Pike, F. Norris and Nancy. Plat 6, Lot 25. Application for a Variance from Section 313(C) for construction of an office building.**
- 5. Town of New Shoreham. Plat 5, Lot 20. Application by the Block Island Volunteer Fire & Rescue Departments for a Special Use Permit**

under Section 310(E) and 113(B)(1) for construction of a Rescue Barn.

6. Baumann, Kristin, Plat 7, Lot 44. Application for a Variance for modification of previous Zoning Board decision dated April 4, 1989.

7. Filippone, Joseph & Susan. Plat 17, Lot 48. Application for a Variance from Section 307(C) for relief from spatial standards for construction of an addition and a deck.

8. Cullen, John & Sarah. Plat 6, Lot 54. Application for a Variance from Section 307(C) for relief from spatial standards for construction of an addition onto a single family dwelling.

9. Town of New Shoreham Sewer Commission. Plat 7, Lot 15. Application for a Special Use Permit under Sections 502, 420, and 311(E) to expand an existing parking lot to accommodate fifty-four parking spaces.

10. Interstate Nav. Company. Plat 6, Lot 151. Application for a Special Use Permit under Sections 318(D)(h), 314, 315 for construction of a single story ticket booth.

Hearings:

1. Block Island Economic Development, Inc and Rhode Island Housing and Mortgage Finance Corp. Plat 18, Lots 2-1 and 2-4. Application for a Special Use Permit under Section 401 & 703 for a modification of an existing special exception dated September 4, 1984.

2. Attwood, Simone. Plat 2, Lot 21. Application for a Special Use Permit under Section 113 (B)(1) for expansion of a bathroom and a

closet.

3. Payne, Clifton & Jean. Plat 4, Lot 14-1. Application for a Variance from Section 306(C) for construction of a two car garage with storage on the second level.

4. Goldsmith, Gail. Plat 3, Lot 10-2. Application for a Special Use Permit under 113 (B)(1) and a Variance from Section 306(C) for construction of an addition to an existing single family dwelling.

5. Zeringo. Robert and Marie. Plat 4, Lot 71. Application for a Variance from Section 113(C) for the reconfiguration of an existing attic space.

6. Zarrella, Gerald and Deborah. Plat 4, Lot 6-1. Application for a Special Use Permit under Sections 401 and 703 for modification of an existing special use permit.

7. Block Island Housing, Inc & Balles, Stanley. Plat 8, Lots 219-1 & 219-2. Public Hearing for an Application for a Comprehensive Permit Pursuant to R.I.G.L. 45-53-1, et seq. The Applicant proposes to construct two structures, one apartment style structure that will contain 16 condominium units and one townhouse style structure that will contain 8 condominium units for a total of 24 housing units. Five (5) units within the 16 unit apartment style condominium structure will provide affordable housing.

8. Fischburg, Kimberly, Coffin, David & Coffin, Susan. Plat 15, Lot 5-1. (Will be continued due to advertising deficiency) Application for a Variance from Section 306(C) for construction of a shed.

9. Campbell. Doug and Sandra. Plat 4, Lot 66. . (Will be continued due to advertising deficiency) Application for a Variance from Section 113(C) and 306(C) for the reconfiguration of an existing accessory

structure.

Election of Officers

Minutes Approval of Minutes from 12/1/04 & 12/20/04

THE ZONING BOARD'S POLICY IS TO ADJOURN AT 10:30 P.M.

Individuals requesting interpreter services for the hearing impaired must call 466-3200 forty-eight hours in advance of the meeting date.

Skd

2/22/05